

**MINUTES OF THE REGULAR MEETING OF THE COUNCIL OF THE CITY OF
TULSA, OKLAHOMA,**

scheduled for Wednesday, November 20, 2024, at 5:00 P.M in the City Council Chamber, One Technology Center, 175 E. 2nd St., Second Floor, Tulsa, OK, to transact all business as set out in Notice and Agenda posted in the Office of City Clerk, Room 260, One Technology Center, 175 E. 2nd St., Second Floor, Tulsa, OK on Friday, November 15, 2024, at 4:16 P.M.

CALL TO ORDER

Chair Cue called the meeting to order at 5:52 P.M.

ROLL CALL:

Hall-Harper	Present	Bengel	Present
Cue	Present	Decter Wright	Present
Patrick	Present	Lakin	Present
Bellis	Present	Fowler	Present
Miller	Present		
	Present:	9	
	Absent:	0	

STAFF PRESENT

Jack Blair, City Attorney
Lori Doring, Secretary to the Council
Kathryn Aung, Council Staff

1. RECEIPT & FILING OF MINUTES

- a. Minutes of Regular Meeting held at 4:00 PM on October 30, 2024. [CC 11/20/24] 24-1113-1
- b. Minutes of Regular Meeting held at 5:00 PM on October 30, 2024. [CC 11/20/24] 24-1113-2

Councilor Decter Wright moved to approve 1.a – 1.b. Councilor Bengel seconded the motion.

ROLL CALL:

Hall-Harper	Yea	Bengel	Yea
Cue	Yea	Decter Wright	Yea
Patrick	Yea	Lakin	Yea
Bellis	Yea	Fowler	Yea
Miller	Yea		
Yeas: 9	Nays: 0	Absent: 0	Abstentions: 0

Motion carried.

Councilor Bengel recused at 5:54 P.M.

2. APPOINTMENTS & REAPPOINTMENTS

- a. Dezeray Edwards – Appointment to the Human Rights Commission replacing Janet Levit; term expires July 1, 2025. (CD-7) [PW 11/6/24; CC 11/20/24] 24-1076-1
- b. Christina Basgall – Appointment to the Municipal Employee Retirement Board replacing Jack Neely; term expires December 31, 2027. (CD-6) [PW 11/6/24; CC 11/20/24] 24-1072-1

- c.

Christian Bengel – Appointment to the Tulsa Authority for Economic Opportunity replacing Jeannie Cue; term expires June 30, 2026. (CD-6) [PW 11/6/24; CC 11/20/24] 24-1074-1
- d.

Margaret M. Love – Reappointment to the Greater Tulsa Area African-American Affairs Commission; term expires May 1, 2027. (Attended 17/17 meetings.) (CD-1) [PW 11/6/24; CC 11/20/24] 24-1075-1
- e.

Anthony Williams – Reappointment to the Greater Tulsa Area African-American Affairs Commission; term expires May 1, 2027. (Attended 7/7 meetings.) (CD-1) [PW 11/6/24; CC 11/20/24] 24-1073-1
- f.

James Wagner – Reappointment to the Municipal Employee Retirement Board; term expires December 31, 2026. (Attended 32/37 meetings.) (CD-4) [PW 11/6/24; CC 11/20/24] 24-1071-1

Public Comments:
John Huffines – 2.a – 2.f.

Councilor Decter Wright moved to approve 2.a – 2.f. Councilor Patrick seconded the motion.

ROLL CALL:

Hall-Harper	Yea	Bengel	Absent
Cue	Yea	Decter Wright	Yea
Patrick	Yea	Lakin	Yea
Bellis	Yea	Fowler	Yea
Miller	Yea		

Yeas: 8 Nays: 0 Absent: 1 Abstentions: 0

Motion carried.

Councilor Bengel returned at 5:56 P.M.

3. PUBLIC HEARINGS

- a.

No items this week.

4. MAYOR’S ITEMS

- a.

Mayor's report on community events, briefing on City activities, City efforts, and new business.

There was no report.
- b.

Consideration and possible approval, adoption, denial, amendment or revision of a Resolution authorizing payment of one hundred twenty thousand dollars (\$120,000.00) to Carla Arnold, Plaintiff, Moore-Shrier Law Firm, Attorneys at Law from the Sinking Fund as a payment of a judgment and attorney fee award in Case No. CJ-2023-1435, Carla Arnold v. City of Tulsa et al. **(Emergency Clause)** [PW 11/20/24; CC 11/20/24] 24-1094-2
- c.

Consideration and possible approval, adoption, denial, amendment or revision of a Resolution authorizing payment of twenty-six thousand dollars (\$26,000.00) to Jennifer Holland and Harmonie Holland, Plaintiffs, Wandres Law, PC, Attorneys at Law from the Sinking Fund as a payment of a judgment and attorney fee award in Case No. CJ-2024-3142, Jennifer Holland and Harmonie Holland v. City of Tulsa et al. **(Emergency Clause)** [PW 11/20/24; CC 11/20/24] 24-1095-2

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- d. Consideration and possible approval, adoption, denial, amendment or revision of a Resolution authorizing payment of twenty-four thousand, nine hundred thirty-four dollars and sixty-eight cents (\$24,934.68) to Tracey Martin, Plaintiff, from the Sinking Fund as a payment of a judgment award in Case No. CJ-2024-3792, Tracey Martin v. City of Tulsa et al. **(Emergency Clause)** [PW 11/20/24; CC 11/20/24] 24-1096-2
 - e. Consideration and possible approval, adoption, denial, amendment or revision of a License Agreement between the City of Tulsa and Market District Properties, LLC, for property located at 1243 S. Quaker Ave., Orchard Addition, to install and maintain a stone masonry retaining wall. (CD-4) [PW 11/6/24; CC 11/20/24] 24-1065-2
 - f. Consideration and possible approval, adoption, denial, amendment or revision of a Emergency Access Easement Donation by The Center for Individuals with Physical Challenges, LLC of properties located at 724 and 725 S. Wheeling Ave. E., Parcel 662, Central Place Subdivision, required for IDP 184806, for the Fetch Social Club, LLC Project. (CD-4) [CC 11/20/24] 24-1087-1
 - g. Consideration and possible approval, adoption, denial, amendment or revision of a Waterline Easement Donation by Board of County Commissioners of the County of Tulsa, Oklahoma of property located at 6094 E. 66th St. N., Parcel 537, Unplatted, required for WMC 144742, for the TCSO Administrative Building Project. (Outside of Tulsa City limits) [CC 11/20/24] 24-1088-1
 - h. Consideration and possible approval, adoption, denial, amendment or revision of a Sanitary Sewer Easement Donation by the Lynn Marie Bowker Living Trust, dated December 19, 2014, and any amendments thereto, of property located at 2622 E. 28th St., Parcel 664, Woody Crest Subdivision, required for IDP 186064, for the Murphy S.S. Relocation Project. (CD-4) [CC 11/20/24] 24-1089-1
 - i. Consideration and possible approval, adoption, denial, amendment or revision of a Waterline Easement Donation by 7611 Investment Company, LLC of property located at 7475 N. 75th E. Ave., Parcel 98-2019, Unplatted, required for IDP 31544-2019, for the Milo's Tea Project. (Outside Tulsa City limits) [CC 11/20/24] 24-1090-1
 - j. Consideration and possible approval, adoption, denial, amendment or revision of a Sanitary Sewer Easement Donation by 7611 Investment Company, LLC of property located at 7402 N. 75th E. Ave., Parcel 99-2019, Unplatted, required for IDP 31544-2019, for the Milo's Tea Project. (Outside Tulsa City limits) [CC 11/20/24] 24-1091-1
 - k. Consideration and possible approval, adoption, denial, amendment or revision of a Deed of Dedication by Gayla Marler and Terry M. Marler of property located adjacent to 627 S. 131st E. Ave., Parcel 1.0, Meadowbrook Heights Addition. PW 2024-06. (CD-3) [CC 11/20/24] 24-1104-1
 - l. Consideration and possible approval, adoption, denial, amendment or revision of a Deed of Dedication by Diversity Christian Fellowship International, Inc. of property located adjacent to 627 S. 131st E. Ave., Parcel 2.0, Meadowbrook Heights Addition. PW 2024-06. (CD-3) [CC 11/20/24] 24-1105-1
 - m. Consideration and possible approval, adoption, denial, amendment or revision of a Special Event Application: BOK Center December 2024 Events scheduled for December 1-31, 2024, at 300 S. Denver Ave. (CD-1,4) [CC 11/20/24] 24-1107-1
 - n. Consideration and possible approval, adoption, denial, amendment or revision of a Special Event Application: Annual Toy Run 2024 scheduled for December 1, 2024, starting at 2650 S. John Williams Way. (CD-1,4) [CC 11/20/24] 24-1108-1

- o.

Consideration and possible approval, adoption, denial, amendment or revision of a Special Event Application: Shine on Greenwood scheduled for November 30, 2024, at 105 N. Greenwood Ave. (CD-1) [CC 11/20/24] 24-1109-1
- p.

Consideration and possible approval, adoption, denial, amendment or revision of a Special Event Application: Tulsa Route 66 Marathon - Half Marathon, Marathon, Relay scheduled for November 24, 2024, starting at 111 E. Reconciliation Way. (CD-1,4) [CC 11/20/24] 24-1110-1
- q.

Consideration and possible approval, adoption, denial, amendment or revision of a Special Event Application: Tulsa Route 66 Marathon - 5K scheduled for November 23, 2024, starting at 111 E. Reconciliation Way. (CD-1,4) [CC 11/20/24] 24-1111-1

Public Comments:
John Huffines – 4.m, 4.n, 4.o, 4.q.

Councilor Decter Wright moved to approve 4.b – 4.q with the emergency clause on 4.b – 4.d. Councilor Bengel seconded the motion.

ROLL CALL:

Hall-Harper	Yea	Bengel	Yea
Cue	Yea	Decter Wright	Yea
Patrick	Yea	Lakin	Yea
Bellis	Yea	Fowler	Yea
Miller	Yea		
Yeas: 9	Nays: 0	Absent: 0	Abstentions: 0

Motion carried.

5. AUTHORITIES, BOARDS & COMMISSIONS

- a. No items this week.

6. ORDINANCES - FIRST READING

- a.

Consideration and possible approval, adoption, denial, amendment or revision of an Ordinance amending Tulsa Revised Ordinances, Title 49, "Administrative, Permit, and License Fees," by the addition of new Chapter 17, titled "Planning and Zoning Fees", repealing all ordinances or parts of ordinances in conflict, and establishing an effective date. [UED 11/20/24; CC 11/20/24; CC 12/4/24] 24-1079-2
- b.

Consideration and possible approval, adoption, denial, amendment or revision of an Ordinance amending the fiscal year 2024-2025 budget to make supplemental appropriations of five hundred thousand dollars (\$500,000.00) from unappropriated and unencumbered fund balance within the General Fund. (Quality Events) [UED 11/20/24; CC 11/20/24; CC 12/4/24] 24-1080-2
- c.

Consideration and possible approval, adoption, denial, amendment or revision of an Ordinance amending the fiscal year 2024-2025 budget to reduce appropriations of two thousand, eight hundred twenty-nine dollars (\$2,829.00) from grant revenues received within the Emergency Solutions Grant Fund. (Emergency Solution Grant Adjustment) [UED 11/20/24; CC 11/20/24; CC 12/4/24] 24-1081-2
- d.

Consideration and possible approval, adoption, denial, amendment or revision of an Ordinance amending the fiscal year 2024-2025 budget to make supplemental appropriations of five hundred fifty thousand dollars (\$550,000.00) recognized from unappropriated fund balance within the 2020 Sales Tax Fund. (Manion Park

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- District 9 Community Development Project) [UED 11/20/24; CC 11/20/24; CC 12/4/24] 24-1082-2
- e. Consideration and possible approval, adoption, denial, amendment or revision of an Ordinance amending the fiscal year 2024-2025 budget to make supplemental appropriations of twenty-four thousand, four hundred twenty-seven dollars (\$24,427.00) from grant revenues received within the Housing Opportunities for Persons with HIV/AIDS Grant SubFund. (Housing Care Program) [UED 11/20/24; CC 11/20/24; CC 12/4/24] 24-1083-2
- f. Consideration and possible approval, adoption, denial, amendment or revision of an Ordinance amending the fiscal year 2024-2025 budget to reduce appropriations of three hundred eleven thousand, seven hundred thirty-seven dollars and eighty-six cents (\$311,737.86) from grant revenues received within the HOME Investment Partnership Grant Fund. (HOME Administration, Terrace View Apartments Rehab) [UED 11/20/24; CC 11/20/24; CC 12/4/24] 24-1084-2
- g. Consideration and possible approval, adoption, denial, amendment or revision of an Ordinance amending the fiscal year 2024-2025 budget to reduce appropriations of eight thousand, forty-six dollars (\$8,046.00) from grant revenues received within the Community Development Block Grant. (CDBG Administration, Sidewalks) [UED 11/20/24; CC 11/20/24; CC 12/4/24] 24-1085-2
- h. Consideration and possible approval, adoption, denial, amendment or revision of an Ordinance closing a Public Alleyway requested by Anna Sanger with Doerner, Saunders, Daniel & Anderson, LLP, to close a portion of the alleyway located at 10203 E. 51st St. S. The alleyway is situated in Block Fifty-Two (52) between S. 101st E. Ave. and S. 103rd E. Ave. in Alsuma Addition (Plat No. 2615). The requested closing of the alleyway is for future development. (CD-7) [PW 11/20/24; CC 11/20/24; CC 12/4/24] 24-1086-2
- i. Consideration and possible approval, adoption, denial, amendment or revision of an Ordinance amending the fiscal year 2024-2025 budget to make supplemental appropriations of ninety-six thousand, forty-four dollars and eighty-nine cents (\$96,044.89) recognized from unappropriated fund balance within the Convention and Tourism Facility Fund. (Tulsa Regional Tourism Reimbursement) [UED 11/20/24; CC 11/20/24; CC 12/4/24] 24-1097-2
- j. Consideration and possible approval, adoption, denial, amendment or revision of an Ordinance amending the fiscal year 2024-2025 budget to transfer unencumbered and unexpended appropriation balances of two hundred seventy-seven thousand, eight dollars and thirty cents (\$277,008.30) between departments, account groups, and projects within grant revenues received from the United States Treasury American Rescue Plan Act Subfund. (36N Envision Comanche, MORE Financial Empowerment Center) [UED 11/20/24; CC 11/20/24; CC 12/4/24] 24-1098-2
- k. Consideration and possible approval, adoption, denial, amendment or revision of an Ordinance amending the fiscal year 2024-2025 budget to make supplemental appropriations of four hundred fifty-seven thousand, seven hundred sixty-two dollars (\$457,762.00) recognized from revenues received within the Convention and Visitors Fund. (Managed Entities) [UED 11/20/24; CC 11/20/24; CC 12/4/24] 24-1099-2
- l. Consideration and possible approval, adoption, denial, amendment or revision of an Ordinance amending the fiscal year 2024-2025 budget to make supplemental appropriations of two hundred sixty thousand, five hundred six dollars and eighty-nine cents (\$260,506.89) recognized from unappropriated fund balance within the Golf Course Fund. (FY24 Golf Course Expense) [UED 11/20/24; CC 11/20/24; CC 12/4/24] 24-1100-2

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- m. Consideration and possible approval, adoption, denial, amendment or revision of an Ordinance amending the fiscal year 2024-2025 budget to make supplemental appropriations of three hundred seventy thousand dollars (\$370,000.00) from unappropriated and unencumbered fund balance within the General Fund. (Legal Salaries) [UED 11/20/24; CC 11/20/24; CC 12/4/24] 24-1101-2
 - n. Consideration and possible approval, adoption, denial, amendment or revision of an Ordinance closing a portion of a Sanitary Sewer Easement, requested by Jaime Skipper, Wallace Design, for property located at 1619 N. David Patrick Ave., for future development. (CD-3) [PW 11/20/24; CC 11/20/24; CC 12/4/24] 24-1102-2

Without objection, items 6.a – 6.n were forwarded to the next Council meeting.

7. ORDINANCES - SECOND READING

- a. Consideration and possible approval, adoption, denial, amendment or revision of Rezoning Ordinance Z-7775 from RS-2 to RS-4 with an Optional Development Plan for multiple lots located at the SE/c of N. Denver Ave. and N. Elwood Ave. requested by Kayla Lee - Lee Simon Design. (Property owner: MMMC Investments, LLC) (CD-1) (TMAPC voted 9-0-0 to recommend **APPROVAL** of RS-4 zoning with an Optional Development Plan.) [UED 10/30/24; CC 11/6/24; CC 11/20/24] 24-1038-3
- b. Consideration and possible approval, adoption, denial, amendment or revision of an Ordinance amending the fiscal year 2024-2025 budget to transfer unencumbered and unexpended appropriation balances of two hundred forty-one thousand dollars (\$241,000.00) between projects within the TMUA Sewer Capital Projects Subfund; to transfer unencumbered and unexpended appropriation balances of eighty thousand, thirty-four dollars (\$80,034.00) between projects within the TMUA 2024B Sewer Revenue Bond Subfund. (Haikey Creek Biosolids Improvements) [PW 11/6/24; CC 11/6/24; CC 11/20/24] 24-1059-2
- c. Consideration and possible approval, adoption, denial, amendment or revision of an Ordinance amending the fiscal year 2024-2025 budget to make supplemental appropriations of five hundred thousand dollars (\$500,000.00) recognized from unappropriated fund balance within the 2020 Sales Tax Fund. (Bazar Grocery Store) [PW 11/6/24; CC 11/6/24; CC 11/20/24] 24-1060-2
- d. Consideration and possible approval, adoption, denial, amendment or revision of an Ordinance amending the fiscal year 2024-2025 budget to make supplemental appropriations of one million dollars (\$1,000,000.00) recognized from revenues to be received from the River Parks Authority within the Public Works Non-Federal Grants SubFund. (Turkey Mountain Parking Lots) [PW 11/6/24; CC 11/6/24; CC 11/20/24] 24-1061-2
- e. Consideration and possible approval, adoption, denial, amendment or revision of an Ordinance amending Tulsa Revised Ordinances, Title 28, titled "The Municipal Employees' Retirement Plan," Section 1000, titled "Board Of Trustees," deleting one of two board positions held by classified city employees; providing that one member of the board will be an active employee participant in the plan employed by an agency other than the City of Tulsa; deleting obsolete provisions relating to staggered terms. [PW 11/6/24; CC 11/6/24; CC 11/20/24] 24-1064-2
- f. Consideration and possible approval, adoption, denial, amendment or revision of an Ordinance amending the fiscal year 2024-2025 budget to make supplemental appropriations of four hundred thousand dollars (\$400,000.00) from grant revenues to be received from the Oklahoma Attorney General within the Safe OK Grant Program SubFund. (2025 Safe Oklahoma Grant) [PW 11/6/24; CC 11/6/24; CC 11/20/24] 24-1058-2

Public Comments:
John Huffines – 7.d.
James Alexander, Jr. – 7.a.

Councilor Decter Wright moved to approve 7.a – 7.f. Councilor Bengel seconded the motion.

ROLL CALL:

Hall-Harper	Yea	Bengel	Yea
Cue	Yea	Decter Wright	Yea
Patrick	Yea	Lakin	Yea
Bellis	Yea	Fowler	Yea
Miller	Yea		

Yeas: 9 Nays: 0 Absent: 0 Abstentions: 0

Motion carried.

8. COUNCIL ITEMS

- a. Councilors’ announcements and reports on current community events, activities, efforts, and concerns. Other than announcements and reports, no discussion will ensue.

Councilor Patrick wished Councilor Decter Wright a happy birthday. Councilor Cue thanked the citizens of Tulsa for making the city great.

9. NEW BUSINESS

- a. No items this week.

10. HEARING OF APPEALS

- a. No items this week.

11. HEARING OF PUBLIC COMMENTS

- a. No items this week.

12. ADJOURNMENT

- a. Adjournment.

Chair Cue adjourned the meeting at 6:10 P.M.

Phil Lakin, Jr., Chair of the Council

Lori Doring, Secretary to the Council